

**DODGE COUNTY PLANNING, DEVELOPMENT AND PARKS COMMITTEE
MINUTES
April 21, 2014**

The Dodge County Planning, Development and Parks Committee met on April 21, 2014 at 7:00 p.m. on the 1st Floor of the Administration Building, Juneau, Wisconsin.

Chairman Schaefer called the meeting to order. Roll Call was taken. Members present were Tom Schaefer, Allen Behl, Randy Grebel, Joseph Marsik and William Muche. The staff present at the request of the Chairman were Bill Ehlenbeck and Joseph Giebel.

The Chairman asked the staff to confirm compliance with the open meeting laws and the public hearing notice requirements. Mr. Giebel noted that the meeting was properly noticed in accord with the open meeting law and noted that the required notices for the public hearings listed on the agenda were posted, mailed and published in accord with the statute and code requirements.

The agenda was reviewed and approved as posted.

PARK SYSTEM

1. Authorize grant application for Gold Star Trail

Bill Ehlenbeck presented a resolution to the committee authorizing staff to submit an application for DNR stewardship grant funds for the proposed Gold Star Memorial Trail. Mr. Ehlenbeck indicated that this is a 50-50 grant and would be used to help fund the design and construction of the Gold Star Trail from Mayville to the Horicon Marsh.

Motion by Behl to sign the resolution to authorize submission of the DNR Stewardship grant application for the Gold Star Trail.

Second by Marsik Vote 3-2 (Muche, Grebel) Motion carried.

2. Review Special Use Permit Requests

Bill Ehlenbeck reviewed two special use permit requests for the parks with the Committee.

A Cub Scout group has requested rental of the shelter facilities at Ledge Park and one of the activities they would like to have is an archery area. Bill discussed possible conditions that would need to be followed by the group if this type of use were allowed.

Motion by Muche to approve the special use permit request to allow an archery area as part of a Cub Scout outing at Ledge Park subject to conditions regarding safety and supervision as presented by staff.

Second by Grebel Vote 5-0 Motion carried.

Bill is expecting a special use permit request to allow another dog training club to use Harnischfeger park for dog training. Bill indicated that the current dog training use on Sundays has not caused any problems or complaints, although an adjacent landowner has commented that they do hear training whistles. This current request would be for Wednesday nights.

Motion by Muche to approve the special use permit requests to allow the dog training at Harnischfeger Park subject to the same conditions as the current special use permit at the park.

Second by Behl Vote 5-0 Motion carried.

3. Park Project Updates

Bill provided the Committee with an update on the current construction projects at Ledge Park and Harnischfeger Park. The bathroom building at Harnischfeger Park is well under way and most of utility and exterior work should be completed by the end of the week. The main underground electric line and phone lines to the barn were fixed and reburied correctly due to damage that occurred during construction. The path construction will be done by the subcontractor which could complete the project cheaper than the Highway Department crew. Bill is also obtaining bids for the asphalt work which most likely will be completed by the subcontractor. Bill informed the Committee that seasonal park staff will be starting this week and interviews were held for the Trail Caretaker position. Bill also reported to the Committee on a recent meeting with Beaver Dam Hospital officials and the Beaver Dam mayor on their interest to see a bike trail constructed from Beaver Dam to the Wild Goose Trail. The Committee approved of Department staff plans to become more involved in the study and promotion of the Gold Star Memorial Trail concept of a bike trail from Beaver Dam to Mayville.

The hearing procedures were read into the record.

PUBLIC HEARING

Daniel Michels – Request for a Conditional Use Permit under the Land Use Code, Dodge County, Wisconsin to allow for the creation of a 1-acre nonfarm single family residential lot within the A-1 Prime Agricultural Zoning District. The property is located in part of the SE ¼, SE ¼, Section 2, Town of Lomira, the site address being N11805 Butternut Road.

Motion by Muche to approve the conditional use permit to allow the creation of a 1-acre nonfarm single family residential lot within the A-1 Prime Agricultural Zoning District.

1. The applicant shall obtain the required land division approvals for the proposed lot from the County and local municipalities if required, prior to the creation of these lots;
2. The proposed non-farm residential lot shall not exceed 1.72-acres in area unless the lot is successfully rezoned out of the A-1 Prime Agricultural Zoning District;
3. Only one single family residential unit may be located on the proposed non-farm residential lot unless this lot is successfully rezoned into a zoning district which allows additional residential units;
4. The acreage of the proposed non-farm residential lot shall count towards the total non-farm residential acreage that can be created from the base farm tract for this property;
5. The owner and subsequent owners of this non-farm residential lot hereby agree to comply with Subsection 9.2, Right to Farm provisions of the Dodge County Land Use Code and that they will not cause unnecessary interference with adjoining farming operations producing agricultural products and using generally accepted agricultural practices, including access to active farming operations;
6. If applicable, an off-lot sanitary easement shall be recorded for the proposed lot for the purpose of maintaining, repairing and replacing that portion of the septic system that is located on the remnant lot. The location of the septic field shall be shown on the certified survey map.

7. The decision of the Committee is valid for one year.

Second by Behl Vote 5-0 Motion carried.

PUBLIC HEARING

New Frontier Land Surveying, agent for Marian Walter Estate – Request for a Conditional Use Permit under the Land Use Code, Dodge County, Wisconsin to allow for the creation of a 1.5-acre nonfarm single family residential lot within the A-1 Prime Agricultural Zoning District. The property is located in part of the NE ¼, NE ¼, Section 16, Town of Calamus, the site address being W10995 County Road D.

The applicant requested the application be modified to allow up to a 2-acre lot at this location.

Motion by Marsik to approve the request for a conditional use permit to allow for the creation of a 2-acre nonfarm single family residential lot within the A-1 Prime Agricultural Zoning District subject to the following conditions:

1. The applicant shall obtain the required land division approvals for the proposed lot from the County and local municipalities if required, prior to the creation of these lots;
2. The proposed non-farm residential lot shall not exceed 3.8-acres in area unless the lot is successfully rezoned out of the A-1 Prime Agricultural Zoning District;
3. Only one single family residential unit may be located on the proposed non-farm residential lot unless this lot is successfully rezoned into a zoning district which allows additional residential units;
4. The acreage of the proposed non-farm residential lot shall count towards the total non-farm residential acreage that can be created from the base farm tract for this property;
5. A "Notice of Zoning Limitations" document shall be recorded with the Dodge County Register of Deeds Office for the following parcels which make up the "base farm tract" which notifies the potential buyers of these parcels that there may be limitations as to the number of new lots that can be created from this base farm tract:
008-1113-1611-000; 008-1113-1614-000;
6. The owner and subsequent owners of this non-farm residential lot hereby agree to comply with Subsection 9.2, Right to Farm provisions of the Dodge County Land Use Code and that they will not cause unnecessary interference with adjoining farming operations producing agricultural products and using generally accepted agricultural practices, including access to active farming operations;
7. The decision of the Committee is valid for one year.

Second by Grebel Vote 5-0 Motion carried.

OTHER BUSINESS

1. The minutes from the April 7, 2014 meeting were reviewed by the Committee.

Motion by Grebel to approve the minutes as written.

Second by Marsik Vote: 5-0 Motion carried.

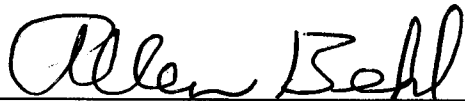
2. No Committee Member Reports

3. No Additional Per Diems.

Motion by the order of the chair to adjourn the meeting.

Meeting adjourned at 8:00 p.m.

Respectfully Submitted,

A handwritten signature in cursive script, reading "Allen Behl", written over a horizontal line.

Allen Behl, Secretary

Disclaimer: The above minutes may be approved, amended or corrected at the next committee meeting.